

PROPERTY LOCATION

No	Alt No	Direction/Street/City
51		EPHING ST, ARLINGTON

OWNERSHIP

Owner 1:	HUANG HAILIANG		
Owner 2:	HSU YEA-JEAN		
Owner 3:			
Street 1:	51 EPPING ST		
Street 2:			
Twn/City:	ARLINGTON		
St/Prov:	MA	Cntry	Own Occ: Y
Postal:	02474	Type:	

PREVIOUS OWNER

Owner 1:	LOMBARDI MICHAEL MARTIN -		
Owner 2:	LOMBARDI DIANA CRISTINA -		
Street 1:	51 EPPING ST		
Twn/City:	ARLINGTON		
St/Prov:	MA	Cntry	
Postal:	02474		

NARRATIVE DESCRIPTION

This parcel contains .241 Sq. Ft. of land mainly classified as One Family with a Colonial Building built about 2016, having primarily Copm. Clap Exterior and 3301 Square Feet, with 1 Unit, 3 Baths, 0 3/4 Bath, 2 HalfBaths, 10 Rooms, and 4 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

[illegible]

Total AC/HA:	0.24105	Total SF/SM:	10500	Parcel LUC:	101	One Family	Prime NB Desc	ARLINGTON	Total:	514,500	Spl Credit	Total:	514,500
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Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - ArchiveProArling

apro

2023

Residential

CARD**ARLINGTON**

APPRAISED:

USE VALUE:

ASSESSED:

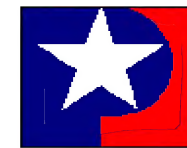
Total Card /

Total Parcel

1,301,900

1,301,900

1,301,900



Patriot
Properties Inc.

USER DEFINED

	Prior Id # 1:	59901
	Prior Id # 2:	
	Prior Id # 3:	
	Prior Id # 1:	
	Prior Id # 2:	
	Prior Id # 3:	
6	Prior Id # 1:	
	Prior Id # 2:	
	Prior Id # 3:	
	ASR Map:	
	Fact Dist:	
	Reval Dist:	
	Year:	
	LandReason:	
	BldReason:	
	CivilDistrict:	
	Ratio:	

ACTIVITY INFORMATION

Date	Result	By	Name
2/14/2018	SQ Returned	EMK	Ellen K
5/12/2016	Permit Visit	PT	Paul T
5/12/2016	Measured	PT	Paul T
6/4/2015	Info Fm Prmt	PC	PHIL C
3/25/2009	Meas/Inspect	197	PATRIOT
4/4/2000	Inspected	264	PATRIOT
1/26/2000	Measured	263	PATRIOT
2/1/1991		PM	Peter M

Sign: _____

VERIFICATION OF VISIT NOT DATA

___/___/___

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
101	10500.000	787,400		514,500	1,301,900		59901
							GIS Ref
							GIS Ref
							GIS Ref
Total Card	0.241	787,400		514,500	1,301,900	Entered Lot Size	
Total Parcel	0.241	787,400		514,500	1,301,900	Total Land:	
Source: Market Adj Cost		Total Value per SQ unit /Card:	394.44	/Parcel:	394.44	Land Unit Type:	Insp Date

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date		
2022	101	FV	787,400	0	10,500.	514,500	1,301,900		Year end	12/23/2021	PRINT	
2021	101	FV	765,500	0	10,500.	514,500	1,280,000		Year End Roll	12/10/2020		Date
2020	101	FV	765,800	0	10,500.	514,500	1,280,300	1,280,300	Year End Roll	12/18/2019	12/30/21	05:45:3
2019	101	FV	583,600	0	10,500.	521,900	1,105,500	1,105,500	Year End Roll	1/3/2019		
2018	101	FV	588,700	0	10,500.	389,600	978,300	978,300	Year End Roll	12/20/2017	LAST REV	
2017	101	FV	139,800	0	10,500.	352,800	492,600	492,600	Year End Roll	1/3/2017	Date	Time
2016	101	FV	158,300	0	10,500.	338,100	496,400	496,400	Year End	1/4/2016	12/12/18	10:35:0
2015	101	FV	160,700	0	10,500.	286,700	447,400	447,400	Year End Roll	12/11/2014	danam	

SALES INFORMATION

[illegible]

BUILDING PERMITS

[illegible]

AssessPro Patriot Properties, Inc